

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS  
AGENDA ITEM TRANSMITTAL**

<b>(1) DEPARTMENT</b> General Services Agency	<b>(2) MEETING DATE</b> 01/07/2014	<b>(3) CONTACT/PHONE</b> Machelie Vieux, Deputy Director General Services, 781-5200 Jeff Hamm, Health Agency Director, 781-4719	
<b>(4) SUBJECT</b> Request to reject all public construction bids for the Animal Services Addition and Renovation construction project located at 885 Oklahoma Avenue, San Luis Obispo, CA, and to release all retained bid bonds. District 2.			
<b>(5) RECOMMENDED ACTION</b> It is recommended that the Board: <ol style="list-style-type: none"> <li>1. Reject all public construction bids received on November 21, 2013 for the Animal Services Addition and Renovation project; and</li> <li>2. Instruct the Clerk to release all bid bonds held for the Animal Services Addition and Renovation.</li> </ol>			
<b>(6) FUNDING SOURCE(S)</b> Facility Planning Reserve: \$1,131,900 Building Replacement Fund: \$135,700 Total: \$1,267,600	<b>(7) CURRENT YEAR FINANCIAL IMPACT</b> N/A	<b>(8) ANNUAL FINANCIAL IMPACT</b> N/A	<b>(9) BUDGETED?</b> Yes
<b>(10) AGENDA PLACEMENT</b> <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. ____ ) <input type="checkbox"/> Board Business (Time Est. ____ )			
<b>(11) EXECUTED DOCUMENTS</b> <input type="checkbox"/> Resolutions <input type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input checked="" type="checkbox"/> N/A			
<b>(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR)</b> N/A		<b>(13) BUDGET ADJUSTMENT REQUIRED?</b> BAR ID Number: N/A <input type="checkbox"/> 4/5 Vote Required <input checked="" type="checkbox"/> N/A	
<b>(14) LOCATION MAP</b> Attached	<b>(15) BUSINESS IMPACT STATEMENT?</b> No	<b>(16) AGENDA ITEM HISTORY</b> <input type="checkbox"/> N/A    Date: 07/22/2008; 08/05/2008, 08/05/2008, 12/14/2010; 09/18/2013; 10/22/2013	
<b>(17) ADMINISTRATIVE OFFICE REVIEW</b> Reviewed by Leslie Brown			
<b>(18) SUPERVISOR DISTRICT(S)</b> District 2 -			

# County of San Luis Obispo



**TO:** Board of Supervisors

**FROM:** Machele Vieux, Deputy Director General Services, 781-5200  
Jeff Hamm, Health Agency Director, 781-4719

**DATE:** 01/07/2014

**SUBJECT:** Request to reject all public construction bids for the Animal Services Addition and Renovation construction project located at 885 Oklahoma Avenue, San Luis Obispo, CA, and to release all retained bid bonds. District 2.

## **RECOMMENDATION**

It is recommended that the Board:

1. Reject all public construction bids received on November 21, 2013 for the Animal Services Addition and Renovation project; and
2. Instruct the Clerk to release all bid bonds held for the Animal Services Addition and Renovation.

## **DISCUSSION**

On October 22, 2013, the Board authorized public bidding for construction improvements of the Animal Services Addition and Renovation project. The total project cost funded as of October 2013 was \$1,267,600. The total cost included the estimated construction cost, facility assessment and master plan, project management, professional services, design, construction management, camera security system, laundry facilities, and contingency. At that time GSA-General Services informed the Board costs had increased by \$398,732 and provided a revised total cost estimate of \$1,666,332. The construction portion of the total cost is estimated at \$894,950.

On November 21, 2013, the County received five construction bids from contractors for the Animal Services Addition and Renovation project. Bids ranged from \$1,245,200 to \$1,382,000. The lowest bid received exceeded the estimated construction cost by \$350,250, 39% above the engineers estimated construction cost.

The GSA-General Services, Health Agency, Animal Services, and County Administration Office requests the Board reject all bids. GSA-General Services will hold an industry forum on the Animal Services Addition and Renovation project to seek feedback from interested contractors and consultants on means and methods to reduce costs. With suggestions and feedback, staff will be able to assess potential design and specification changes to the project. GSA-General Services will return to your Board at a future date with a recommendation based on input received from the industry forum.

## **OTHER AGENCY INVOLVEMENT/IMPACT**

Animal Services has been involved in the building needs assessments, Humane Society survey, Grand Jury report, master plan, and throughout the design of the project. Representatives from Animal Services volunteer groups have been involved from the beginning of the project through the plan review process and will be involved in the final details of furnishing the facility.

The project steering committee, with participation from the Health Agency, Animal Services, County Administrative Office, County Counsel, and GSA, has been actively involved in providing general project oversight. County Counsel has reviewed the bid results. The Environmental Development office has reviewed the project to determine if the project is categorically exempt.

## **FINANCIAL CONSIDERATIONS**

On October 22, 2013, GSA-General Services requested authorization of public bidding for construction improvements of the Animal Services Addition and Renovation project. At that time GSA-General Services informed the Board that the total estimated project cost was \$1,666,332 of which construction costs were estimated at \$894,950. The apparent low construction bid submitted in November 2013 was \$1,245,200, or \$350,250 greater than the estimated construction cost.

## **RESULTS**

Rejecting all bids and conducting an industry review of the project will enable County to examine the project both in project scope and construction budget. This action is reflective of the County's commitment to financial accountability.

## **ATTACHMENTS**

1. Location Map
2. Chronology of Board Actions for Animal Services
3. Bid Results